

50-3-45-47-9  
50-3-46-47-10

## WARRANTY DEED

**26455**

KNOW ALL MEN BY THESE PRESENTS,

That I, **HILDA H. SHORTY**, Personal Representative of the estate of the late Eugene Shorty, late of Waterville, in the County of Kennebec and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations paid by **HILDA H. SHORTY**, of Waterville, in the County of Kennebec and State of Maine, the receipt whereof I do hereby acknowledge, do hereby **give, grant, bargain, sell and convey**, unto the said **HILDA H. SHORTY**, her heirs and assigns forever,

**NO TRANSFER  
TAX PAID**

FIRST: A certain lot or parcel of land situated in Waterville and bounded and described as follows:-

Commencing at a point on the southerly side line of Francis Street at the westerly side line of Elmwood Park as per map; thence running southwesterly along said westerly side line of Elmwood Park 138.5 feet to the rear line of this lot as per map; thence eastwardly along said rear line 98 feet; thence northwardly 133 feet to the southerly side line of Francis Street; thence westwardly along said southerly side line of Francis Street 73 feet to the place of beginning. Excepting and reserving from the above described parcel a small triangular piece of land about 8 feet by 15.35 feet, deeded by Ernest E. Bowie to Charles P. Crommett by Quit-Claim Deed, which deed is dated November 21, 1921, and recorded in the Kennebec Registry of Deeds, Book 587, Page 482. Being the same premises deeded to the said Ernest E. Bowie by the Thomas R. Manners Realty Company by its Warranty Deed dated October 8, 1918, and recorded in the Kennebec Registry of Deeds, in Book 578, Page 330, excepting the reservation of the small triangular piece mentioned above.

SECOND: Another certain lot or parcel of land situated in said Waterville and bounded and described as follows:-

Beginning in the southerly line of Francis Street at the northwesterly corner of land of Ernest E. Bowie; thence running westerly along the southerly line of said Francis Street eight feet to a stake; thence running southerly in a line at right angles to said southerly line of Francis Street to a point where said line running southerly intersects the westerly line of land now owned by said Bowie; thence running northeasterly along the line of land now owned by said Bowie to the point of beginning. Said parcel of land is a triangular piece as shown on the plan of Crommett Park made by John H. Burleigh, C.E., September 15, 1921, and marked on said plan "Crommett to Bowie".

Meaning and intending hereby to convey the premises acquired by Eugene Shorty by deed of Asa C. Grimes dated August 23, 1938, and recorded in the Kennebec County Registry of Deeds in Book 746, Page 39.

THIRD: A certain lot or parcel of land situated in the City of Waterville, in the County of Kennebec and State of Maine, and bounded and described as follows, to wit:

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Commencing at a point on the southerly side of Francis Street in the City of Waterville, which point marks the northwesterly corner of land now belonging to the said Eugene Shorty; thence in a westerly direction along the southerly side of Francis Street for a distance of fifty (50) feet; thence southerly at an approximate right angle one hundred thirty seven and five tenths (137.5) feet to land now owned by Ernest Loubert; thence easterly at an approximate right angle fifty and one one hundredths (50.01) feet along the north boundary of land owned by Ernest Loubert; thence northerly at an approximate right angle one hundred thirty seven and five tenths (137.5) feet along the westerly bounds of land now owned by Eugene Shorty to the point begun at.

Being Lot No. 11 on the plan of Crommett Park, sometimes known as Elmwood Park, which plan is dated September 15, 1921, and as prepared by John H. Burleigh, Civil Engineer.

Meaning and intending hereby to convey the premises acquired by Eugene Shorty by deed of Cora C. Jones dated October 8, 1942, and recorded in the Kennebec County Registry of Deeds in Book 796, Page 83.

FOURTH: A certain lot or parcel of land situated in the City of Waterville, in the County of Kennebec and State of Maine, and bounded and described as follows, to wit:

Commencing at a point on the southerly side of Francis Street in the City of Waterville, which point marks the northwesterly corner of land now belonging to the said Eugene Shorty; thence in a westerly direction along the southerly side of Francis Street for a distance of fifty (50) feet; thence southerly at an approximate right angle one hundred thirty seven and five tenths (137.5) feet to land now owned by Ernest Loubert; thence easterly at an approximate right angle fifty and one one hundredths (50.01) feet along the north boundary of land owned by Ernest Loubert; thence northerly at an approximate right angle one hundred thirty seven and five tenths (137.5) feet along the westerly bounds of land now owned by Eugene Shorty to the point of beginning.

Being Lot No. 12 on the plan of Crommett Park, sometimes known as Elmwood Park, which plan is dated September 15, 1921, and as prepared by John H. Burleigh, Civil Engineer.

Meaning and intending hereby to convey the premises acquired by Eugene Shorty by deed of Cora C. Jones dated May 25, 1943, and recorded in the Kennebec County Registry of Deeds in Book 800, Page 258.

Eugene Shorty died on August 30, 1986, and by will duly probated in the Probate Court in and for Kennebec County, Eugene Shorty devised the foregoing real estate to his surviving widow, Hilda H. Shorty.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said **HILDA H. SHORTY**, her heirs and assigns, to them and their use and behoof forever.

And I do covenant with the said Grantee, her heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances: EXCEPT AS AFORESAID; that I have good right to sell and convey the same to the

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said Grantee to hold as aforesaid; and that my heirs and I shall and will  
**Warrant and Defend** the same to the said Grantee, her heirs and assigns forever,  
against the lawful claims and demands of all persons.

In Witness Whereof, the said HILDA H. SHORTY as Personal Representative of  
the estate of the late Eugene Shorty, have hereunto set my hand and seal this  
26th day of October, in the year of our Lord one thousand nine hundred and  
eighty-six.

Signed, Sealed and Delivered  
in the presence of:

Albert L. Perrin

Hilda H. Shorty  
HILDA H. SHORTY, Personal  
Representative of the estate  
of the late Eugene Shorty

STATE OF MAINE  
KENNEBEC, SS.

October 26, 1986

Personally appeared the above name HILDA H. SHORTY in her capacity as  
Personal Representative of the estate of the late Eugene Shorty and acknowl-  
edged the foregoing to be her free act and deed in her said capacity.

Before me,

Albert L. Perrin  
Notary Public  
Print Name Albert L. Perrin

SEAL

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1986 NOV 18 AM 9:00  
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